

# \$619,000 - 2807 S Grand Street, Seattle

MLS® #2414459

**\$619,000**

2 Bedroom, 2 Bathroom, 1,117 sqft

Residential on 0.02 Acres

Mt Baker, Seattle, WA

Introducing 8|GRAND, a striking new collection of 2-bedroom homes by local homebuilder, Ruffhouse Development. Bold, efficient split-bedroom pair with clean lines, contemporary finishes, premium appliances including a washer and dryer, and energy-efficient systems like recessed zoned heat & A/C. Standing proudly on the hillside along a dead end street, each 3-story home opens to the 2nd floor main living spaces and select homes enjoy dedicated EV-ready off-street parking. Sitting less than a block from Amy Yee Tennis Center, Coleman Park, and plus with easy access to I-90 and the future Judkin Park LINK light rail station (opening in 2026) just ½ mile away, don't miss your chance to claim your spot in Seattle's next neighborhood hub!



Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 2414459   |
| List Price     | \$619,000 |
| Sale Price     | \$629,000 |
| Price Per SqFt | \$563     |
| Bedrooms       | 2         |
| Bathrooms      | 2         |
| Full Baths     | 1         |
| Square Footage | 1,117     |
| Acres          | 0.02      |

|            |                         |
|------------|-------------------------|
| Year Built | 2025                    |
| Type       | Residential             |
| Sub-Type   | Single Family Residence |
| Style      | Contemporary            |
| Status     | Sold                    |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 2807 S Grand Street     |
| Area        | 380 - Southeast Seattle |
| Subdivision | Mt Baker                |
| City        | Seattle                 |
| County      | King                    |
| State       | WA                      |
| Zip Code    | 98144                   |

### Amenities

|         |      |
|---------|------|
| Parking | None |
|---------|------|

### Interior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bath Off Primary, Double Pane/Storm Window, Dining Room, High Tech Cabling, Vaulted Ceiling(s), Walk-In Closet(s), Water Heater |
| Appliances        | Dishwasher(s), Disposal, Dryer(s), Microwave(s), Refrigerator(s), Stove(s)/Range(s), Washer(s)                                  |

### Exterior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Exterior Features | Cement Planked                                      |
| Lot Description   | Corner Lot, Curbs, Dead End Street, Paved, Sidewalk |
| Foundation        | Poured Concrete                                     |

### School Information

|            |                      |
|------------|----------------------|
| District   | Seattle              |
| Elementary | Thurgood Marshall El |
| Middle     | Wash Mid             |
| High       | Franklin High        |

### Additional Information

|                           |    |
|---------------------------|----|
| Days on Market            | 28 |
| Cumulative Days on Market | 28 |
| Days on Website           | 56 |